BILL GARRETT, Davidson County
Trans:T20130009769 DEEDWARR
Recvd: 02/05/13 10:04 2 pgs
Fees:13.00 Taxes:233.56
20130205-0011789

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is 63,125.00

Barbara A. Morton
Affiant

Subscribed and sworn to before me, this 25th day of January, 2013.

Notary Public

My commission expires: 1/26/16

LELAND L. COLEMAN, JR. STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY COMM. EXP.

THIS INSTRUMENT WAS PREPARED BY
SIGNATURETITLE SERVICES, LLC
117 TWO MILE PIKE
GOODLETTSVILLE, TN 37072

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
BARBARA A MORTON	**LINDA DAVIS**	**075080A01900CO**
123 BROOKE CASTLE DRIVE	1221 Mt Vernon Ln	
HERMITAGE, TN 37076	Mt Juliet TN 37122	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

RHONDA G ASHBURN NKA RHONDA G DAVIS AND HUSBAND, MARK DAVIS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

BARBARA A MORTON, UNMARRIED

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A certain condominium Unit in Davidson County, Tennessee, described as follows: Unit No. 123, in a Horizontal Property Regime as shown on the condominium site plan of Brooke Castle, as of record in Plat Book 6250 Page 627, as amended in Deed Book 6680 Page 905 and re-recorded in Deed Book 6727 Page 762; revised in Plat Book 6250 Page 691, as amended in Deed Book 6919 Page 671, in the Register's Office, Davidson County, Tennessee.

BEING THE SAME PROPERTY CONVEYED TO RHONDA G ASHBURN, UNMARRIED BY DEED FROM ANITA M ELFTMANN, UNMARRIED DATED 12/03/99 AND RECORDED ON 12/09/99 IN INSTRUMENT NO. 199912090301356, SAID REGISTER'S OFFICE FOR SAID COUNTY. MARK DAVID HEREBY JOINS TO CONVEY ANY MARITAL INTEREST HE MAY HAVE IN SAID PROPERTY.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (__X__) unimproved (____) property known as 123 BROOKE CASTLE DRIVE, HERMITAGE, TN 37076.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my/our hand(s) this 25th day of January, 2013.

RHONDA G DAVIS

MARK DAVIS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, RHONDA G DAVIS AND MARK DAVIS, the within named Grantors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 25th day of January, 2013.

Notary Public

My Commission Expires: 1/26/16

LELAND L. COLEMAN, JR. STATE OF TENNESSEE NOTARY PUBLIC MY COMM. EXP. SUMNER COUNTY